



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY

REGION IX
75 Hawthorne Street
San Francisco, CA 94105

NOV 02 2017

SCANNED

Via Electronic Mail

Oct 12, 2016

Mr. Jim Pugliese
Chevron Land and Development Company
145 S. State College Boulevard, Room 4114
Brea, CA 92821

Re: Report on the Assessment and Remediation of Impacted Soil within Planning Area 12B of the Birch Hills Golf Course at 2250 East Birch Street, Brea, California

Dear Mr. Pugliese

Thank you for working with the U.S. Environmental Protection Agency Region 9 (USEPA) to address the cleanup of the PCBs found at the Birch Hills Golf Course located at 2250 East Birch Street, Brea, California (site). The USEPA hereby accepts the subjects *Assessment and Remediation of Impacted Soil within Planning Area 12B* (12B final report) as a demonstration that Chevron Land and Development Company (Chevron) has complied with the USEPA's PCB cleanup requirements prescribed by the Toxic Substance Control Act (TSCA) regulations in 40 CFR§761.61(c). USEPA specified the cleanup requirements and conditions in our May 21, 2012 letter (Approval Letter) approving Chevrons *Soil Management and Sample and Analysis Plan, Birch Hills Golf Course, 2250 East Birch Street, Brea, California*, dated November 18, 2011, and all 13 subsequent amendments listed in Enclosure 1.

Our review of the 12B final report confirms that Chevron has implemented Amendment 5 and 5a of the cleanup plan as approved by the USEPA and complied with all the requirements and conditions of our Approval Letter. USEPA acknowledges that there are still PCBs left in the 12B area that are below 9.5ft to 10 ft of clean soil and there are Covenants, Conditions and restrictions (CC&Rs) in place to prevent and or minimize any exposure to workers and residents. Although USEPA has determined that Chevron has completed the risk-based PCB cleanup in area 12B, if at some later date new information shows that PCB exceeding the approved cleanup levels remain at the site, USEPA may require additional characterization and/or cleanup of those PCBs.

The USEPA acknowledges that there are potential and known off-site PCB issues including two residential homes, the Loftus Channel and the Brea Union Plaza (Shopping center) located to the south of the site. The two residential homes, Loftus channel and Shopping center will all be addressed under separate notifications and approvals.

USEPA does not necessarily agree with all the interpretations and conclusions in the Final Reports, however we accept the data and analyses presented as adequate to support our risk management decisions.

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The USEPA thanks Chevron for a complete and timely implementation of the approved cleanup plan. If any questions regarding this letter please contact George Randell at 415.972.3439. Thank you for your cooperation.

Sincerely,

A handwritten signature in black ink, consisting of a stylized 'G' followed by a horizontal line and a circular flourish.

George Randell, Environmental Engineer

Land Division

Attachments:

Enclosure 1 Summary of Submitted Documents and Approvals